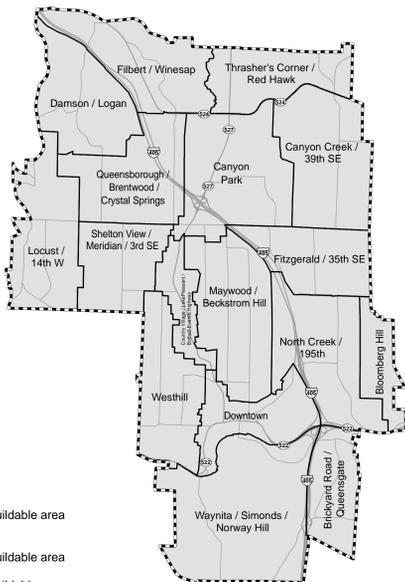


Planning Subareas



Legend

Zoning Classifications

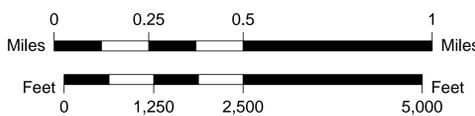
AG	Agriculture
R 40,000	Residential 40,000 sq. ft. minimum lot size
R 9,600	Residential 9,600 sq. ft. minimum lot size
R 8,400	Residential 8,400 sq. ft. minimum lot size
R 7,200	Residential 7,200 sq. ft. minimum lot size
R 5,400d	Residential 5,400 sq. ft. minimum lot size (only detached units permitted)
R 5,400a	Residential 1 dwelling unit per 5,400 sq. ft. of net buildable area (attached or detached units permitted)
R 4,000	Residential 1 dwelling unit per 4,000 sq. ft. of net buildable area
R 2,800	Residential 1 dwelling unit per 2,800 sq. ft. of net buildable area
R-AC	Residential-Activity Center (no specific density; number of units controlled by site and building envelope regulations)
OP	Office-Professional
NB	Neighborhood Business
CB	Community Business
GC	General Commercial
LI	Light Industrial
MHP	Mobile Home Park
KGC	Kenmore Gun Club
MVSO	Motor Vehicle Sales Overlay
SSHO	Specialized Senior Housing Overlay
NCPA	North Creek Protection Area
(LID)	Low Impact Development
WLC	Wildlife Corridor Approximate Location
S M P	Shoreline Master Program

Downtown Classifications

DC	Downtown Core
DN	Downtown Neighborhood
DT	Downtown Transition
522	SR 522 Corridor
GDC	General Downtown Corridor
SVV	Sunrise/Valley View
C	Campus
PPOS	Park and Public Open Space

- Planning Area Boundary
- Downtown Subarea
- Vision 2040 Designated Regional Growth Center
- King/Snohomish County Line
- Proposed Roadways
- Designated Potential Annexation Area: Zoning depicted would take effect upon annexation

- Notes:**
- The Planning Area is divided into 17 subareas. Subareas within the City Limits are subject to subarea-specific regulations. Subarea regulations expand upon the zoning classifications depicted on this map. Please refer to the Planning Subareas Map and to the appropriate subarea regulations.
 - The Downtown Subarea includes zoning districts that are not found elsewhere in the City, as indicated in the legend. Please refer to the Downtown Subarea Plan and Regulations for detailed, downtown-specific development regulations.
 - The Shorelines Master Program (SMP) contains regulations which apply to portions of the City within 200 feet of the ordinary high water mark of North Creek and the Sammamish River, plus associated wetlands. Please refer to the Shorelines Master Program.
 - The development potential of any individual property under the zoning classifications of the Bothell Municipal Code shall be based on the net buildable area of that property, and shall be further subject to planned unit development provisions, availability of necessary utilities, critical area regulations, impact mitigation, and other applicable development policies, regulations and standards. Net buildable area as defined in the Code shall mean the gross land area, measured in acres, minus land area in roads and other rights of way, surface stormwater retention / detention / water quality facilities, critical areas, critical area buffers, and land dedicated to the City.
 - Where a district combines multiple zoning classifications (e.g. R 2,800, OP, CB) the most permissive regulations of the individual zoning classifications shall apply, unless specifically provided otherwise.
 - Buffers are required between uses of different intensities or densities. Subarea regulations may specify buffer widths different from those applicable City-wide.



REVISIONS

Ordinance No. 1317 Effective November 7, 1988	Map Adopted Ordinance No. 1948 Effective July 20, 2005
Ordinance No. 1389 Effective October 1, 1990	Ordinance No. 1948 Effective November 16, 2005
Ordinance No. 1419 Effective July 3, 1991	Ordinance No. 1950 Effective December 7, 2005
Ordinance No. 1546 Effective March 7, 1994	Ordinance No. 1959 Effective February 21, 2006
Ordinance No. 1592 Effective May 15, 1995	Ordinance No. 1973 Effective December 23, 2006
Ordinance No. 1923 Effective May 15, 1995	Ordinance No. 1988 Effective March 15, 2008
Map Originally Adopted by Ordinance No. 1629 Effective March 21, 1996	Ordinance No. 2007 Effective December 27, 2008
Ordinance No. 1685 Effective March 17, 1997	Ordinance No. 2025 Effective July 25, 2009
Ordinance No. 1734 Effective July 6, 1996	Note: July 2012 Zoning boundaries in King County portion of Bothell aligned to match King County GIS and Assessor's office parcel data.
Ordinance No. 1912 Effective July 31, 2001	Ordinance No. 2075 Effective December 31, 2012
Ordinance No. 1844 Effective February 20, 2001	Ordinance No. 2137 Effective January 14, 2013
Ordinance No. 1853 Effective July 31, 2001	Ordinance No. 2134 Effective February 28, 2014
Ordinance No. 1854 Effective October 16, 2001	Ordinance No. 2171 Effective July 18, 2015
Ordinance No. 1855 Effective October 30, 2001	Ordinance No. 2210 Effective January 8, 2017
Ordinance No. 1876 Effective June 27, 2002	Ordinance No. 2270 Effective December 29, 2018
Resolution No. 1148 Effective June 16, 2003	